

APPROVED MINUTES
 MANCHESTER VILLAGE COUNCIL
 June 18th, 2018
 7:00 PM VILLAGE HALL

President Vaillencourt called the regular meeting of the Manchester Village Council to order at 7:00pm with the Pledge of Allegiance to the Flag. Council members present: Vaillencourt, Dresch, DuRussel, Way, Andrews and Chartrand. Council members absent: Woods. Also present were Manager Wallace, Brent Jones (DPW), Karl and Margaret Jacob and Larry Lehman (Manchester Area Senior Citizens Council), Laura and Rich Earle (121 W. Main), George and Carol Boone, Seth Kinker (Sun Times News), Scott Poet, Les and Meg Koch, Pete and Jennifer Nashif, Jim Keller, William Brinkman, Margene Dunsmore, Kathy O'Mara, Lou Way, Anita Herman, Denise and Tim Mesnard, John Enos (Carlisle Wortman), and Tom Marshall.

The minutes of the June 4th, 2018 regular meeting were approved on a motion by Dresch, seconded by Chartrand.

AGENDA – The agenda was approved as amended: switching Old Business and New Business, rearranging New Business items and deleting Reports: A) Sheriff; B) Parks Commission, C) Planning Commission; D) DDA; E) Healthy Communities/Wellness Coalition; F) Joint Planning Commission, G) Building; H) Personnel Committee; I) Finance Committee on a motion by Dresch, seconded by Way.

PUBLIC PARTICIPATION- Broadband. Vaillencourt began the discussion with an update of the current options for internet service in the Village, an overview of Michigan Broadband Cooperative and their feasibility studies in Lyndon and Sharon Townships, the presentation made to Manchester Township by Ben Fineman, an advocate for the Michigan Broadband Cooperative, and Manchester Township's decision to conduct a \$20,000 feasibility study. She noted both Lyndon and Sharon Township had proposed property tax millage to fund the infrastructure and that it was known in February of 2017 that special assessments were not allowed to fund this type of utility. She reported that Lyndon had passed a ballot proposal to fund \$7 million project over 20 years, and Sharon Township's \$3.6 million bond to be paid over 20 years had failed. Vaillencourt advised that Manchester Township has other options and funding has not been determined. At a recent joint meeting with the Township Board, the majority of the Board would not give assurances that they would not go forward with a millage levied on the entire Township, including the Village. They also could not recall the Michigan Broadband presentation made during their Township Board meeting. Vaillencourt reviewed current millages levied by the Village and the Township, and other issues that would influence the idea of the Village becoming a City including, fire protection, assessing, roads, and salaries. Vaillencourt acknowledged the idea that another choice could drive the provider service down and give townships residents access they need for education. She highlighted the good relationship that the Village and Township has enjoyed over the years.

Lou Way (735 Granger), indicated that the broadband plan is an extra millage for something he would not use. He believes townships should be eliminated and favors cityhood for the Village. He also questioned the cost estimates. Karl Jacob (Ely Road)

noted that he had learned much at this meeting and questions the farmer's cost. Gary Boone (Adrian St.) said that he doesn't like the idea and questioned the value of the feasibility study. Dresch and Vaillencourt reviewed the original survey questions. Marge Jacob (Ely Road), stated that she is not for it. She did not realize the costs when she completed the survey and now feels some responsibility for the study. Vaillencourt reported that she had attended the Township meeting and the Board was fully aware of the costs. It was her suggestion that the Board have the study done with and without the Village participating. Tom Mesnard (345 Wildwood), pointed out that the Village has access to the internet and should not have to pay more taxes. Vaillencourt reviewed the millages that the Village residents pay for community services i.e.: parks, police and crossing guards. Tom Marshall (W. Main St.) talked about the telephone bill, landlines and costs for schools. Jim Keller (Furnace St.) stated that he has no interest in paying more taxes and that it would be fine to become a city. Margene Dunsmore (Territorial St.) said that she does not want to pay for the Township's internet access and is all for becoming a city. Scott Poet noted that he is concerned about the likelihood of changes in technology and would not want to finance this plan. He is OK with cityhood. Lou Way said that he is uncomfortable with the situation and that we should not have to watch what the Township is doing. Karl Jacob said to get up and vote no. Vaillencourt advised that there is an option to wait and see. If no compromise is reached the only option is to become a city.

PUBLIC PARTICIPATION-Kathy O'Mara reported on the Walk to School Program that she has been facilitating. She reported that they had had 165 participants and 73 had earned punch cards. Six children had walked each opportunity. She thanked Marsha, Jeff and Marty for their support and reported that the program would continue next year. Supporters also included 5 Healthy Towns, St Joe's and Aberdeen Bikes. The winning prize bike was purchased from Manchester True Value.

NEW BUSINESS

CONNECTING SOUTHEAST MICHIGAN- Vaillencourt reviewed the Regional Transit Authority proposed plan for transit services funded by a 1.5 county millage for 20 years. She noted that the issue had failed on the ballot in 2016 but it would be on the ballot again. The route map shows no benefit for the southeast area of Washtenaw County.

SENIOR CITIZENS CONTRACT- Larry Lehman and Margaret and Karl Jacob reviewed the Manchester Area Senior Citizens Council annual reports. Vaillencourt noted that the Senior's had paid bus repair and insurance bills totaling \$7,314. Jacob noted that no funding is received from Sharon, Bridgewater and Manchester Townships. A motion was made by Andrews, seconded by Dresch, that the annual services contract be approved and increased from \$1000 to \$2000. Roll call vote: ayes-all. Motion carried.

BROADBAND DISCUSSION- Dresch thanked those that had commented and noted that it has helped support her thoughts. Way questioned if the Township would put the results of the feasibility study to a vote and indicated his intention to be proactive and not give the Township an open checkbook. DuRussel expressed his regret that the Township had not conferred with Village representatives. Vaillencourt noted the request for proposal for a new fire hall for the Township. Andrews indicated his disappointment in being pushed into this position. Chartrand highlighted the need to listen to both sides but is OK with the idea of cityhood being brought up by the residents. Dresch noted that she, along with Ryan, Lisa and Mullory are on a Broadband Commission that will meet June 27th. Vaillencourt indicated her intention to attend the next Township meeting. Council requested copies of the

cityhood informational packet for the next meeting.

PUBLIC HEARING

At this time, 8:20pm, President Vaillencourt called to order the public hearing to hear comment on the application for a conditional use permit at 121 W. Main for an art center. Laura and Rich Earle, owners and applicants, reported that they had bought the residence 20 years ago. She gave a brief history of the parcel noting that their plan seems to be a better use of the property. Earle also explained the plan for a short-term artist residence, gallery and class space. They are proposing that 6 artists reside. The Building Authority has set a maximum occupancy at 16. Earle reported that the Building Authority had set a maximum of 49 people for any concerts.

John Enos, of Carlisle/Wortman, went over the planning review noting that this is two decisions, rezoning and a conditional use application. He reported that the zoning is justifiable by the Village's Future Land Use Map and Master Plan. He noted that if there is an issue with the residence the permit can be pulled. The report shows that overall the use is a good idea.

Vaillencourt asked for public comment. Jennifer Nashif, who lives across the street, likes the idea but not the location. She feels the business will spill into Washington Street and effect their parking among other things. Pete Nashif indicated that the people next door should be asked and feels strongly that they should not have to live next to a B & B. Lester and Meghan Cook are worried about the traffic it would bring to Washington Street, especially considering the dogs and children in the neighborhood and at the Gazebo Concerts. Tom Marshall also does not want to live next to a rooming house. He is concerned about property values.

Wallace read letters from Susan Fielder, supporting the rezoning and the conditional use and from Tom Marshall objecting to the rezoning. Enos responded to the idea that it is not "spot zoning" by noting the Village Future Land Use Map and Master Plan designating the parcel as Commercial. Vaillencourt expressed her concern about the process agreeing with the Nashif comments.

Hearing no more comment Vaillencourt closed the public hearing.

ORDINANCE NO. 298-REZONE 121 W. MAIN ST.- Vaillencourt reviewed the Carlisle Wortman report with Council. She noted the Gazebo and Blacksmith Concerts and the parking issues that could develop. Council looked at other permitted uses and mentioned the idea of conditional zoning. Way suggested reviewing the proposed permit every year. A Motion was made by Dresch, seconded by DuRussel, that Ordinance No.298, changing the zoning of parcel no. PM-16-02-464-005 from R-1B-Single Family Residential (medium density) to CBD-Commercial Business district be approved. Roll call vote: ayes-all. Motion carried.

CONDITIONAL USE PERMIT-121 W. MAIN ST.- Council discussed the application. A motion was made by Chartrand, seconded by Dresch, that the application be approved with the following conditions: any activity in the garage be approved by Council; the permit be reviewed annually; the number of residents be capped at 8; an annual schedule of outdoor concerts be approved by Council; and the potential residents pass a criminal background check. Roll call vote: ayes-all. Motion passed. The Earls reported that they would have access to the property on August 1st this year.

SIDEWALK RAMP BIDS- Jones presented information regarding the bids sought to replace sidewalk ramps in conjunction with the paving being done this summer. A motion was made by Dresch, seconded by Way, to approve Michael Andrews Concrete in the amount

of \$20,543.5. Roll call vote: ayes-all. Motion passed.

DUNCAN STREET BRIDGE FENCE EXTENSION-Jones explained that the original contractor awarded the bid to extend the Duncan Street Bridge extension has been non-responsive. A motion was made by Chartrand, seconded by Dresch, that the work be completed by Adrian-Tecumseh Fence at a cost of \$2,190.27. Roll call vote: ayes-all. Motion passed.

LINE PAINTING BIDS-Jones presented bids to complete the annual street line painting work. A motion was made by Dresch, seconded by Andrews, that M&M Pavement Marking be awarded the work at a cost of \$4,005.30. Roll call vote; ayes-all. Motion carried.

AT&T METRO ACT RIGHT-OF-WAY PERMIT EXTENSION-Wallace presented the agreement to extend the permit to December 31, 2023. The current permit expires December 31, 2018. A motion was made by Dresch, seconded by Way, that the permit be extended has requested. Roll call vote; ayes-all. Motion passed.

FY 2017/2018 11- MTH BUDGET AMENDMENTS- Wallace presented the proposed budget amendments. A motion was made by Dresch, seconded by Chartrand, that they be approved as presented. Roll call vote: ayes-all. Motion passed

SLUDGE PUMP REPLACEMENT- Wallace presented Dan Geyer's memo detailing the need for a replacement sludge pump. A motion was made by Andrews, seconded by Dresch, that the pump be replaced at a cost of \$52,735. Roll call vote: ayes-all. Motion passed.

CORRESPONDENCE- Council acknowledged the following correspondence:

- Notice of hearing for the electric customers of Consumers Energy
- May 2018 Washtenaw County Sheriff Report

ACCOUNTS PAYABLE – Council reviewed the payables lists. A motion was made by Dresch, seconded by Way, to approve for payment the list dated 06/18/2018 totaling \$84,028.75. Roll call vote: ayes-all. Motion carried.

TREASURER'S REPORT- The May 2018 Treasurer's report was acknowledged.

REPORTS

DPW- Jones reviewed his report.

MANAGER– Wallace reviewed his report. Council discussed style elements for the Raisin River Park. Wallace reported that Neal Billetdeaux would be present at the next meeting to work on lighting details.

There being no further business, President Vaillencourt adjourned the meeting at 10:37pm.

Respectfully submitted,
Jeff Wallace, Village Manager